

MINUTES OF REGULAR MEETING
SUGAR CITY COUNCIL
THURSDAY, SEPTEMBER 10, 2015

Presiding: Mayor W. Lamont Merrill
Meeting Convened at 6:35 p.m.
Prayer: Bruce Arnell
Pledge of Allegiance

Present: Mayor Lamont Merrill; Clerk-Treasurer Wendy McLaughlin; Councilmen Bruce King, Bruce Bills, Bruce Arnell, and Matt Garner; Commissioner Brent Barrus of the Planning and Zoning Commission; Caleb Despain of the *Standard Journal*; and Citizen Bert McLaughlin. Chairman Dave Ogden of the Planning and Zoning Commission was excused. Councilman King was excused for the first part of the meeting.

Mayor Merrill asked if there were any corrections to the minutes of the regular meeting held on August 27, 2015. Each councilman had a copy of the minutes prior to the meeting. It was moved by Councilman Arnell and seconded by Councilman Garner to accept the minutes, provided that it be noted on page 2 under "New Commission Chairs" that approval to purchase new chairs was given to the commission; motion carried.

RECONCILIATION REPORTS: Wendy presented the August reconciliation reports for the General Fund. It was moved by Councilman Garner and seconded by Councilman Arnell to accept the August reconciliation reports for the General Fund; motion carried. Wendy presented the August reconciliation reports for the Utility Fund. It was moved by Councilman Arnell and seconded by Councilman Bills to accept the August reconciliation reports for the Utility Fund; motion carried.

Wendy presented the current bills in the amount of \$42,581.23. It was moved by Councilman Arnell and seconded by Councilman Garner to pay the current bills, together with all regular September bills; motion carried.

ORDINANCE NO. 309:

Councilman Bills introduced Ordinance No. 309 entitled:

"AN ORDINANCE ENTITLED THE ANNUAL APPROPRIATION ORDINANCE OF THE CITY OF SUGAR CITY, IDAHO, FOR THE FISCAL YEAR OCTOBER 1, 2015, TO SEPTEMBER 30, 2016, AND APPROPRIATING TO THE SEVERAL DEPARTMENTS, OFFICES, AND FUNDS OF THE SAID CITY GOVERNMENT FROM THE REVENUE DERIVED FROM TAXES LEVIED FOR SAID FISCAL YEAR, AND ALL OTHER SOURCES, SUCH SUMS AS MAY BE NECESSARY OR DEEMED NECESSARY BY THE MAYOR AND CITY COUNCIL TO DEFRAY THE EXPENSES AND LIABILITIES OF SAID CITY FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2016."

It was moved by Councilman Bills and seconded by Councilman Garner to waive the reading on three different days and in full and place it upon its final passage. Thereupon the clerk called roll upon said motion.

Those voting aye: Councilmen Arnell, Garner, and Bills

Those voting nay: none

Councilman King was excused.

Thereupon the mayor declared that the motion, having been passed by not less than two-thirds of the council, had been duly carried. It was moved by Councilman Bills and seconded by Councilman Garner to adopt said ordinance. Thereupon, the clerk called roll upon said motion.

Those voting aye: Councilmen Arnell, Garner, and Bills

Those voting nay: none

Councilman King was excused.

Ordinance No. 309 was thereupon declared by the mayor to have been duly passed by not less than two-thirds of the council, and the clerk was instructed to publish said Ordinance No. 309 in summary or full immediately in at least one issue of the *Standard Journal*, a newspaper published in the City of Rexburg, Madison County, Idaho.

ORDINANCE NO. 310:

Councilman Bills introduced Ordinance No. 310 entitled:

“AN ORDINANCE GRANTING AN ELECTRIC UTILITY FRANCHISE AND GENERAL UTILITY EASEMENT TO ROCKY MOUNTAIN POWER”

It was moved by Councilman Arnell and seconded by Councilman Garner to waive the third reading in full and place it upon its final passage. Thereupon the clerk called roll upon said motion.

Those voting aye: Councilmen Bills, Garner, and Arnell

Those voting nay: none

Councilman King was excused.

Thereupon the mayor declared that the motion, having been passed by not less than two-thirds of the council, had been duly carried. It was moved by Councilman Bills and seconded by Councilman Garner to adopt said ordinance. Thereupon, the clerk called roll upon said motion.

Those voting aye: Councilmen Arnell, Garner, and Bills

Those voting nay: none

Councilman King was excused.

Ordinance No. 310 was thereupon declared by the mayor to have been duly passed by not less than two-thirds of the council.

RESOLUTION NO. 2015-2 (Water and Sewer Rate Increases): Councilman Matt Garner read Resolution 2015-2 in its entirety. It was moved by Councilman Arnell and seconded by Councilman Bills to approve Resolution No. 2015-2. Thereupon, the clerk called roll upon said motion.

Those voting aye: Councilmen Bills, Garner, and Arnell

Those voting nay: none

Councilman King was excused.

Thereupon, the mayor declared the motion passed. A copy of said resolution is attached hereto marked "Attachment 1."

RESOLUTION NO. 2015-3 (Garbage Rate Increase): Councilman Matt Garner read Resolution 2015-3 in its entirety. It was moved by Councilman Arnell and seconded by Councilman Bills to approve Resolution No. 2015-3. Thereupon, the clerk called roll upon said motion.

Those voting aye: Councilmen Bills, Garner, and Arnell

Those voting nay: none

Councilman King was excused.

Thereupon, the mayor declared the motion passed. A copy of said resolution is attached hereto marked "Attachment 2."

RESOLUTION NO. 2015-4 (Comprehensive Plan Revisions): Councilman Matt Garner read Resolution 2015-4 in its entirety. It was moved by Councilman Arnell and seconded by Councilman Garner to approve Resolution No. 2015-4. Thereupon, the clerk called roll upon said motion.

Those voting aye: Councilmen King, Bills, Garner, and Arnell

Those voting nay: none

Thereupon, the mayor declared the motion passed. A copy of said resolution is attached hereto marked "Attachment 3."

PLANNING & ZONING COMMISSION REPORT: Chairman Brent Barrus reported on items discussed:

Revisions to City Code Title 10, “Subdivision and Platting”: The commission has been reviewing title 10 of the city code in preparation for recommended revisions to the council to accommodate subdivisions such as River Bend Ranch, whose general layout does not accommodate a grid system.

Storm Drain Maintenance: There have been complaints of storm drains not draining properly. The commission asked the council to consider at least annual maintenance of the drains to clear debris using such means as a vacuum system.

Christmas Lights on Center Street: The commission recommended to the council that the city put up Christmas lights on Center Street.

CITY CODE UPDATES: City officials have discovered that certain administrative practices are inconsistent with requirements of the city code. Since the commission is considering changes to the code, now is a good time to look at any other changes that officials wish to propose in writing (see title 1-6-1-B-3 of the city code). Some items to review:

- Prorating city services versus charging a full month when services begin after the first of the month
- Door knocker or phone call versus predetermination hearing before shutting off water
- Water deposits are not collected versus collecting water deposits
- Some old laws seem obsolete, such as prohibition against certain dance steps or moves.

Potential changes will be sent to the council for review before the next regular meeting, where they will be discussed.

RIVER BEND RANCH (RBR) UPDATE: The developers for River Bend Ranch are currently working on all aspects of water development in the subdivision, which includes an application for new points of water diversions within the city to make better use of the extra city water rights currently unused. The city has met with River Bend Ranch and Old Farm Estates separately and together to develop a plan that will best serve each subdivision and the city well into the future. RBR will also make sure the old Toscano water and sewer lines are clean and working properly.

OLD FARM ESTATES (OFE) UPDATE: The Old Farm Estates subdivision has currently changed ownership. Jeff and Ryan Lerwill and their partners are the new owners of the OFE subdivision, which has sat idle since the downturn in the economy several years ago. They are anxious to start building, with 10 new homes planned by January 2016. A prior agreement made in 2005 gives the new developers a sewer connection fee discount for the first 56 homes. The agreement was made to offset the sewer line that runs through the property. The second and third phase developments are being redesigned with new subdivision covenants.

URBAN RENEWAL DISTRICT UPDATE: A new revised agreement for the North Rexburg Interchange Urban Renewal District has been given to City Attorney Bill Forsberg for review before the city signs it. The district refuses to move the boundary lines back across Idaho Highway 33 to the west or to incorporate “Sugar City” in the name of the North Rexburg Interchange Urban Renewal District to reflect ownership of properties being developed within the city.

ORDINANCE NO 307 – POSSIBLE CITY AGENT: The council discussed the idea of approaching the county to make Sugar City an authorized agent to govern the city’s code on

development within the impact area. If the city can be appointed the agent, it could collect the fees associated with different applications. The council asked that Bill Forsberg write a letter to the county requesting agent authorization.

UTILITY SOFTWARE CHANGES: The city is looking at options to the current utility-billing software provided by Caselle, which Clerk-Treasurer Wendy McLaughlin uses at city hall. Caselle has updated its software a couple of times and will no longer support the version of “Classic,” which the city currently uses. The council asked that the city clerk gather information from different companies including Caselle on costs, learning curves, etc. to potentially upgrade the current system. Councilman Bills has agreed to help with the process.

DEPARTMENT REPORTS:

COUNCILMAN KING:

Councilman Drake: Councilman King noted Councilman Drake’s passing. Burch Drake had served the city well and was an honorable man.

COUNCILMAN BILLS:

Sugar Beet Factory Sign: The Tree and Beautification Committee needs to have the mayor contact Bruce Nyborg to work out details on the sign.

COUNCILMAN ARNELL: See previous items.

COUNCILMAN GARNER: No report.

MAYOR’S BUSINESS:

Planning and Zoning Training Meeting: A Planning & Zoning training meeting will be available to any who may be interested on Tuesday, September 15, 2015, in Twin Falls. The meeting information will be given to P&Z Chairman Dave Ogden.

Election Updates: Mayor Merrill will not be running for the mayoral office. Dave Ogden was the only one who submitted an application for the mayor’s seat. There are three council seats open, one for a two-year term and two for a four-year term. Councilman Matt Garner was the only citizen to run for the two-year term. Councilman Bruce Arnell and citizens Joe Cherrington and Lawrence Nielsen are running for the two four-year seats.

Business Park Warehouse Update: Jon Gregory will be issued a stop order until he comes in and pays his building permit fees and for the lot. He has moved ahead with construction while waiting for the money to be wired in. Currently, the money is not yet available. The city will issue a stop order until payment can be made.

Larsen/Pocock Fertilizer Factory Update: Kelton Larsen and John Pocock have applied to the city for a special use permit. Since the proposed factory would be in the city’s impact area, the county will issue the permit and hold a public hearing.

Meeting adjourned at 8:30 p.m.

Signed: W. Lamont Merrill
W. Lamont Merrill, Mayor

Attested: Wendy McLaughlin
Wendy McLaughlin, Clerk-Treasurer

RESOLUTION 2015 - 2

BE IT RESOLVED by the Mayor and Sugar City Council that effective October 1, 2015, the sewer and water rates for Sugar City residences and businesses shall be as follows:

A. SEWER

1. The base rate for sewer will be \$17.12 per month.
2. Usage rate of **\$3.00** per one thousand gallons of sewage.
3. Outside city limits 125% - \$3.75


B. WATER

Water usage rate is as follows:

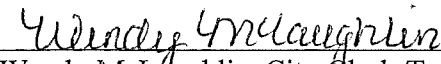
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|-----------------|---------------------------------|------------------------------------|
| 1. 3/4" meter | base rate | \$13.84 per month |
| 2. 1" meter | base rate | \$24.63 per month |
| 3. 1-1/2" meter | base rate | \$55.35 per month |
| 4. 2" meter | base rate | \$98.39 per month |
| 5. 3" meter | base rate | \$221.39 per month |
| 6. | Usage rate of \$0.83 | per one thousand gallons of water. |
| 7. | Outside city limits 125% - 1.03 | |

Any hookup to the city water system will pay the base rate for the size of the hookup line. Any additional units using that line will be charged the base rate of \$13.84.

UNANIMOUSLY APPROVED AND PASSED BY THE CITY COUNCIL AND
MAYOR THIS 10TH DAY OF SEPTEMBER 2015.


W. Lamont Merrill, Mayor

ATTEST:


Wendy McLaughlin, City Clerk-Treasurer

(SEAL)

RESOLUTION 2015 - 2

RESOLUTION 2015-3

BE IT RESOLVED by the Mayor and Sugar City Council that effective October 1, 2015, the garbage collection rates for Sugar City residences & businesses shall be as follows:

<u>GARBAGE</u>	Monthly
1. Residential.....	\$13.15
2. 2 nd Can	9.53
Plus CLEAN-UP BASE FEE for Residences:	2.40
3. 3 Yard Dumpster	67.30
4. 6 Yard Dumpster	124.59
5. 8 yard Dumpster.....	161.53

UNANIMOUSLY APPROVED AND PASSED BY THE CITY COUNCIL
AND MAYOR THIS 10TH DAY OF SEPTEMBER 2015.

W. Lamont Merrill
W. Lamont Merrill, Mayor

ATTEST:

Wendy McLaughlin
Wendy McLaughlin, City Clerk-Treasurer

(SEAL)

RESOLUTION NO. 2015-4

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SUGAR CITY ADOPTING THE COMPREHENSIVE PLAN AMENDMENTS RECOMMENDED BY THE SUGAR CITY PLANNING AND ZONING COMMISSION.

WHEREAS, the Mayor and City Council of the City of Sugar City have the authority pursuant to Idaho Code § 50-302 and § 67-6509 to establish resolutions not inconsistent with the laws of the state of Idaho as may be expedient, in addition to the special powers granted, to adopt and amend a Comprehensive Plan to provide for sound land use planning, good government and the welfare of the city and its trade, commerce and industry;

WHEREAS, the Sugar City Planning and Zoning Commission has recommended the adoption of certain amendments (which amendments are attached hereto) to the City's Comprehensive Plan which the City Council finds are in the best interest of the City.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SUGAR CITY, IDAHO, AS FOLLOWS:

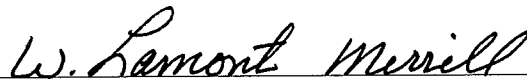
Section 1. That the above statements are true and correct.

Section 2. That the Amendments to the City's Comprehensive Plan attached to this Resolution and recommended by the Sugar City Planning and Zoning Commission, are hereby adopted by the City Council.

Section 3. That this Resolution shall be in full force and effect immediately upon its adoption and approval.

PASSED by the Council of the City of Sugar City, Idaho, on this 10th day of September, 2015.

APPROVED by the Mayor of the City of Sugar City, Idaho, on this 10th day of September, 2015.


W. Lamont Merrill, Mayor

ATTEST:


Wendy McLaughlin, City Clerk-Treasurer